

**AGENDA
PUBLIC MEETING
BOROUGH OF MONTVALE
Mayor and Council Meeting
Thursday, December 16, 2021
Meeting to Commence 7:30 P.M.
(No Closed Executive Session)**

ROLL CALL:

Councilmember Arendacs	Councilmember Lane
Vacancy	Councilmember Roche
Councilmember Koelling	Councilmember Russo-Vogelsang

SWEARING IN : Theresa Cudequest – Councilmember

To Fill Councilmember Vacancy

ORDINANCES:

PUBLIC HEARING ORDINANCE NO 2021-1512 AN ORDINANCE OF THE BOROUGH OF MONTVALE, COUNTY OF BERGEN, STATE OF NEW JERSEY, CHANGING THE NAME OF MERCEDES DRIVE TO "DEPIERO DRIVE," AND CHANGING THE NAME OF THE INTERNAL ROADWAY ON BLOCK 2801 LOT 1 TO "MERCEDES DRIVE," PURSUANT TO AND IN ACCORDANCE WITH N.J.S.A. 40:67-1(K)

PUBLIC HEARING ORDINANCE NO 2021-1513 AN ORDINANCE OF THE BOROUGH OF MONTVALE AMENDING AND SUPPLEMENTING CHAPTER 400, "ZONING," TO REZONE BLOCK 1002, LOT 7 AS A NEW "AH-6-AR" ZONING DISTRICT AND ESTABLISHING THE ZONING REGULATIONS FOR SAID DISTRICT INCLUDING IMPLEMENTING AN AGE RESTRICTION CONSISTENT WITH THE BOROUGH'S AFFORDABLE HOUSING COURT-APPROVED SETTLEMENT AND JUDGMENT OF COMPLIANCE AND REPOSE

Montvale Planning Board/Comment/Recommendations/Resolution of Approval

MEETING OPEN TO PUBLIC:

Agenda Items Only

MEETING CLOSED TO PUBLIC:

Agenda Items Only

MINUTES:

November 30, 2021

CLOSED/EXECUTIVE MINUTES:

November 30, 2021

RESOLUTIONS: (CONSENT AGENDA*)

*All items listed on a consent agenda are considered to be routine and non-controversial by the Borough Council and will be approved by a motion, seconded and a roll call vote. There will be no separate discussion on these items unless a Council member(s) so request it, in which case the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

- 175-2021 Resolution Awarding Purchase Under New Jersey State Contract / Montvale Fire Department Equipment
- 176-2021 Refund Tax Overpayment / 35 Eagle Ridge / Block 1405; Lot 13 / Ian Dunsdon
- 177-2021 Cancellation Of Prior Year Outstanding Checks
- 178-2021 Cancellation Of Various Balances
- 179-2021 Transfer Of 2021 Current Fund Appropriation Balance
- 180-2021 Transfer Of Appropriations
- 181-2021 Cancellation of Tax and Excess Sewer Overpayments or Delinquent Amounts Less than \$10.00

RESOLUTIONS: (CONSENT AGENDA*) Continued

182-2021 Appointment Regular Member / Montvale Fire Department / Alberto Figueroa

183-2021 A Resolution Approving a Developer's Agreement with Montvale Development Associates, II, LLC/S. Hekemian Group Premises Identified as Block 2802, Lot 2 in the Borough of Montvale

BILLS:

REPORT OF REVENUE:

COMMITTEE REPORTS:

ENGINEER'S REPORT:

Andrew Hipolit
Report/Update

ATTORNEY REPORT:

Joe Voytus, Esq.
Report/Update

UNFINISHED BUSINESS:

None.

NEW BUSINESS:

None.

COMMUNICATION CORRESPONDENCE:

None.

MEETING OPEN TO THE PUBLIC:

HEARING OF CITIZENS WHO WISH TO ADDRESS THE MAYOR AND COUNCIL:

Upon recognition by the Mayor, the person shall proceed to the floor and give his/her name and address in an audible tone of voice for the records. Unless further time is granted by the Council, he/she shall limit his/her statement to five (5) minutes. Statements shall be addressed to the Council as a body and not to any member thereof. No person, other than the person having the floor, shall be permitted to enter into any discussion, without recognition by the Mayor.

MEETING CLOSED TO THE PUBLIC:

ADJOURNMENT:

Next Meeting of the Mayor & Council will be on December 28, 2021 at 7:30pm in person.
Happy Holidays!!!!

ZOOM information is as follows:

Topic: M&C Meeting

<https://us02web.zoom.us/j/88491084325?pwd=L2U5RVpYMGIMeFdaNzdGcFFWUTd3UT09>

Passcode: 222775

By phone

1 929 436 2866

Webinar ID: 884 9108 4325

Passcode: 222775

******Disclaimer**** Subject to Additions /Or Deletions**

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
ORDINANCE NO. 2021-1512**

NOTICE IS HEREBY GIVEN that the following Ordinance was introduced and passed on the first reading at the regular meeting of the Mayor and Council on the 30TH day of November 2021 and that said Ordinance will be taken up for further consideration for final passage at a regular meeting of the Mayor and Council to be held on the 16th day of December at 7:30 pm or as soon thereafter as said matter can be reached, at which time and place all persons who may be interested therein will be given an opportunity to be heard concerning same.

Maureen Iarossi Alwan, Municipal Clerk
Borough of Montvale

AN ORDINANCE OF THE BOROUGH OF MONTVALE, COUNTY OF BERGEN, STATE OF NEW JERSEY, CHANGING THE NAME OF MERCEDES DRIVE TO “DEPIERO DRIVE,” AND CHANGING THE NAME OF THE INTERNAL ROADWAY ON BLOCK 2801 LOT 1 TO “MERCEDES DRIVE,” PURSUANT TO AND IN ACCORDANCE WITH N.J.S.A. 40:67-1(K)

WHEREAS, pursuant to the provisions of N.J.S.A. 40:67-1(k), the governing body of a municipality may make ordinances to provide for the changing of names of streets within the municipality; and

WHEREAS, as a result of Mercedes having left the Borough of Montvale and moved its corporate offices out of the State, the Governing Body is desirous of changing the name of Mercedes Drive to DePiero Drive to honor the lasting impact of the DePiero family on the Borough of Montvale; and

WHEREAS, the property owners along Mercedes Drive, which include the Borough of Montvale, have consented to the name change to DePiero Drive, with the exception of one property owner whose internal roadway shall be renamed Mercedes Drive to accommodate the owner's business concerns; and

WHEREAS, the local Postmaster has consented to these name changes; and

WHEREAS, as a result of the foregoing, the Mayor and Council therefore deem it appropriate to change the name of Mercedes Drive to DePiero Drive and to rename the internal roadway on Block 2801, Lot 1 to “Mercedes Drive.”

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and Council of the Borough of Montvale, as follows:

1. Mercedes Drive, from Grand Avenue to Phillips Parkway, shall be renamed “DePiero Drive” pursuant to N.J.S.A. 40:67-1(k); and

2. The internal roadway on Block 2801, Lot 1 shall be renamed "Mercedes Drive" pursuant to N.J.S.A. 40:67-1(k); and
3. The State of New Jersey, the County of Bergen, all adjoining municipalities, and the local Post Office shall be notified of these name changes by being provided a certified copy of this Ordinance upon adoption; and
4. The Official Map(s) of the Borough of Montvale shall be updated to reflect these name changes; and
5. The Borough Administrator, Borough Clerk, and all other appropriate employees, officers and officials of the Borough are hereby directed, authorized and empowered to take all steps reasonably necessary to effectuate the purposes and provisions of this Ordinance, including but not limited to the installation of appropriate signage to reflect these name changes; and
6. This Ordinance shall become effective on March 1, 2022, after adoption and publican required by law.

MICHAEL GHASSALI, Mayor

ATTEST:

MAUREEN IAROSSO-ALWAN, RMC
Municipal Clerk

INTRODUCED: 11-30-2021

Councilmember	Yes	No
Arendacs		
Vacant Seat		
Koelling		
Lane		
Roche		
Russo-Vogelsang		

ADOPTED: 12-16-2021

Councilmember	Yes	No
Arendacs		
Cudequest		
Koelling		
Lane		
Roche		
Russo-Vogelsang		

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
ORDINANCE NO. 2021-1513**

NOTICE IS HEREBY GIVEN that the following Ordinance was introduced and passed on the first reading at the regular meeting of the Mayor and Council on the 30TH day of November 2021 and that said Ordinance will be taken up for further consideration for final passage at a regular meeting of the Mayor and Council to be held on the 16th day of December at 7:30 pm or as soon thereafter as said matter can be reached, at which time and place all persons who may be interested therein will be given an opportunity to be heard concerning same.

Maureen Iarossi Alwan, Municipal Clerk
Borough of Montvale

**BOROUGH OF MONTVALE
ORDINANCE NO. 2021-1513**

AN ORDINANCE OF THE BOROUGH OF MONTVALE AMENDING AND SUPPLEMENTING CHAPTER 400, "ZONING," TO REZONE BLOCK 1002, LOT 7 AS A NEW "AH-6-AR" ZONING DISTRICT AND ESTABLISHING THE ZONING REGULATIONS FOR SAID DISTRICT INCLUDING IMPLEMENTING AN AGE RESTRICTION CONSISTENT WITH THE BOROUGH'S AFFORDABLE HOUSING COURT-APPROVED SETTLEMENT AND JUDGMENT OF COMPLIANCE AND REPOSE

WHEREAS, the AH-6 Zoning District in the Borough of Montvale is a zoning district established as part of the Borough's compliance with the First Round Mount Laurel obligations; and

WHEREAS, Block 1002, Lot 7 is the only undeveloped lot in the AH-6 Zoning District; and

WHEREAS, in connection with the Borough's Third Round Affordable Housing Litigation, Docket NO. BER-L-6141-15, the Borough adopted a Housing Element and Fair Share Plan that established the Borough's Third Round Compliance Mechanisms; and

WHEREAS, under the Borough's Housing Element and Fair Share Plan dated April 17, 2018, adopted by the Planning Board on May 1, 2018, and endorsed by the Mayor and Council on May 8, 2018, the section entitled Proposed Prior Round Credit Summary establishes that Block 1002, Lot 7 (aka 127 Summit Avenue) is an age-restricted development; and

WHEREAS, the Borough and the Planning Board received no opposition to the treatment of 127 Summit Avenue in the HEFSP and the Planning Board meeting adopting the HEFSP and the Borough meeting endorsing the HEFSP; and

WHEREAS, the New Jersey Superior Court approved the Borough's Housing Element and Fair Share Plan by Order of Judgment of Compliance and Repose ("JOR") dated October 3, 2018; and

WHEREAS, the Borough and the Planning Board received no opposition to the treatment of 127 Summit Avenue in the HEFSP at the time of the duly noticed Compliance Hearing which resulted in the JOR dated October 3, 2018; and

WHEREAS, the Court-approved HEFSP is part of the Borough's Master Plan; and

WHEREAS, the Borough desires to conform the zoning for Block 1002, Lot 7 to be consistent with the Borough's Court-approved Housing Element and Fair Share Plan to create the AH-6-AR (Age Restricted) Zoning District as a sub-zone of the AH-6 Zoning District.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Council of the Borough of Montvale as follows:

Section 1. Chapter 400, "Zoning," Section 28, "Affordable Housing Zones for first fair share cycle," of the Borough of Montvale Code is hereby amended and supplemented by adding the underlined text, as follows:

§400-28 Affordable Housing Zones for first fair share cycle.

In the AH Affordable Housing Zones AH-6, AH-6-AR, AH-7, AH-8 and AH-9, no building, structure, area or lot or land shall be used in whole or in part for any other than one or more of the uses specified below.

- A. Upon proper application and hearing as herein provided, planned residential developments shall be permitted uses, provided that the Planning Board finds and determines that all requirements pertaining to planned residential developments as set forth at length in 400-40 have been met.
- B. All developments within the AH-6, AH-6-AR, AH-7, AH-8 and A-9 Districts shall adhere to the affordability controls in Chapter 130, Affordable Housing. The minimum affordable housing set-aside for the AH-6-AR Zone shall be 20% and any deviation from this requirement will trigger a "D" variance.
- C. Subject to approval by resolution of the governing body (which approval may be conditional) of an off-site affordable housing plan which provides for the maximum yield of affordable housing units which would otherwise be provided on site pursuant to the requirements set forth at length in § 400-40, single-family detached residential units shall be a permitted use in each of the following AH Zoning Districts, subject to the following minimum development limitations:

AH-6 Zoning District (Including AH-6-AR)	
Item	Specifications
Maximum building height (feet)	28/2-story
Minimum lot area (square feet)	7,500
Minimum lot width (feet)	75
Maximum building coverage	25%
Maximum lot coverage	40%

AH-6 Zoning District (Including AH-6-AR)

Item	Specifications
Front yard (feet)	25
Rear yard (feet)	25
Side yard (one/total) (feet)	10/20

NOTE: Corner lots which are without frontage on any street which is external to the development shall be required to maintain only one front yard.

AH-9 Zoning District

Item	Specifications
Maximum building height (feet)	28/2-story
Minimum lot area (square feet)	6,000
Minimum lot width (feet)	60
Maximum building coverage	25%
Maximum lot coverage	40%
Front yard (feet)	25
Rear yard (feet)	25
Side yard (one/total) (feet)	10/20

NOTE: Corner lots which are without frontage on any street which is external to the development shall be required to maintain only one front yard.

D. Churches, temples and other houses of worship (subject to the provisions of § 400-80).

E. Public and private schools (subject to the provisions of § 400-79).

F. All planned residential developments in the AH-6-AR Zoning District shall be age-restricted as described below. Where this Section 400-28 does not provide specific standards applicable to the AH-6-AR Zoning District, the standards otherwise set forth in Chapter 400, Zoning, that are applicable to the AH-6 Zoning District shall apply to all development within the AH-6-AR Zoning District. Through its corporations, associations or owners, said land shall be restricted by bylaws, rules, regulations and restrictions of record to use by permanent residents 55 years of age or older, with the following exceptions:

1. A member of a couple under the age of 55 years who is residing with her/her partner who is 55 years of age or older.
2. Emancipated children (as defined under New Jersey law) residing with their parents or parent where one of the parents with whom the child or children are residing is 55 years of age or older.

3. One adult under 55 years of age will be admitted as a permanent resident if it is established that the presence of such person is essential to the physical care of one or more of the adult occupants 55 years of age or older.

Section 2. The property located at Block 1002, Lot 7 shall be rezoned as AH-6-AR (Age Restricted), consistent with the Borough's Court-approved Housing Element and Fair Share Plan. The Borough's Official Zoning Map shall be amended to designate Block 1002, Lot 7 as being within the AH-6-AR Zoning District.

Section 3. Section 400-15 of the Borough Code shall be amended to add the AH-6-AR Zone to the list of Zoning Districts.

Section 4. Upon approval of this Ordinance upon First Reading by the Mayor and Council of the Borough of Montvale, this Ordinance shall be transmitted to the Planning Board for its review and recommendation pursuant to N.J.S.A. 40:55D-26.

Section 5. Any article, section, paragraph, subsection, clause, or other provision of the Borough of Montvale Code inconsistent with the provisions of this ordinance is hereby repealed to the extent of such inconsistency.

Section 6. If any section, paragraph, subsection, clause, or provision of this ordinance shall be adjudged by a court of competent jurisdiction to be invalid, such adjudication shall apply only to the section, paragraph, subsection, clause, or provision so adjudged, and the remainder of this ordinance shall be deemed valid and effective.

Section 7. This ordinance shall take effect immediately upon its passage and publication as required by law.

MICHAEL GHASSALI, Mayor

ATTEST:

MAUREEN IAROSI-ALWAN, RMC
Municipal Clerk

INTRODUCED: 11-30-2021

Councilmember	Yes	No
Arendacs	X	
Vacant Seat		
Koelling	X	
Lane	X	
Roche	X	
Russo-Vogelsang	X	

ADOPTED: 12-16-2021

Councilmember	Yes	No
Arendacs		
Cudequest		
Koelling		
Lane		
Roche		
Russo-Vogelsang		



Borough of Montvale

12 Mercedes Drive, 2nd Floor
Montvale NJ 07645

www.montvale.org

Ph: 201-391-5700
Fx: 201-391-9317

MEMORANDUM

TO: Maureen Iarossi Alwan, Administrator/Municipal Clerk
Mayor & Council

FROM: R. Lorraine Hutter, Planning Board Secretary

DATE: December 8, 2021

RE: **Proposed Ordinance -Ordinance No. 2021-1513 entitled, “An Ordinance of the Borough of Montvale Amending and Supplementing Chapter 400, “Zoning”, To Rezone Block 1002, Lot 7 as a New “AH-6-AR” Zoning District and Establishing the Zone Regulations for Said District Including Implementing an Age Restriction**

Please be advised that the Planning Board has reviewed extensively the following proposed ordinances at its December 7, 2021 meeting.

I have attached a copy of a Resolution that the Board memorialized in regard to the Ordinance at that meeting.

The Planning Board has determined that Ordinance No. 2021-1513 is consistent with the Master Plan, and unanimously recommends its passage.

The Ordinance will promote the objective in the Master Plan of diversifying the Borough’s housing stock, particularly to allow seniors to remain in the community.

Introduced by: Councilman Koelling
Seconded by: M. Stefanelli

BOROUGH OF MONTVALE
PLANNING BOARD
RESOLUTION

WHEREAS, on November 30, 2021, the Mayor and Council introduced Ordinance No. 2021-1513 entitled, "An Ordinance Of The Borough Of Montvale Amending And Supplementing Chapter 400, "Zoning," To Rezone Block 1002, Lot 7 As A New "AH-6-AR" Zoning District And Establishing The Zoning Regulations For Said District Including Implementing An Age Restriction Consistent With The Borough's Affordable Housing Court-Approved Settlement and Judgment Of Compliance and Repose" ("the Ordinance"); and

WHEREAS, the Ordinance establishes an AH-6-AR (Age-Restricted) Zoning District as a sub-zone of the AH-6 Zoning District; and

WHEREAS, the Borough has adopted a Housing Element and Fair Share Plan ("HE/FSP") dated April 17, 2018, adopted by the Planning Board on May 1, 2018, and endorsed by the Mayor and Council on May 8, 2018 which provides that Block 1002, Lot 7 (aka 127 Summit Avenue) ("the property") as designated for an age-restricted development; and

WHEREAS, the HE/FSP was approved by the Superior Court by Order of Judgment of Compliance and Repose dated October 3, 2018; and

WHEREAS, the Ordinance has been referred to the Planning Board for review in accordance with the provisions of *N.J.S.A. 40:55D-26*.

NOW THEREFORE BE IT RESOLVED by the Planning Board of the Borough of Montvale that the following findings are made:

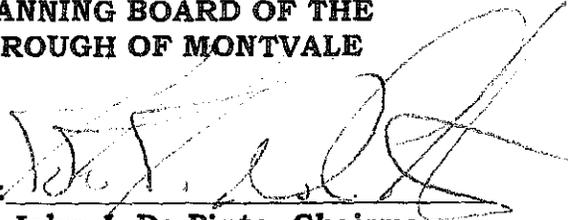
1. The Ordinance creates the AH-6-AR (Age-Restricted Zoning District) as a sub-zone of the AH-6 Zoning District.
2. The Ordinance is intended to conform the zoning for the property to be consistent with the Borough's court-approved HE/FSP.
3. The Ordinance requires a minimum affordable housing set-aside for the AH-6-AR Zone to be twenty (20%) percent, which is consistent with the HE/FSP.
4. The Ordinance establishes criteria pertaining to the occupants of age-restricted housing units in the AH-6-AR District.
5. The Ordinance establishes various bulk requirements and standards governing development within the AH-6-AR District.
6. The Board determines that the Ordinance is intended to further the objectives of the HE/FSP and further finds that the Ordinance will be consistent therewith, as well as with the Borough Master Plan. In addition, the Ordinance is intended to meet the Borough's obligations in the HE/FSP.
7. The Ordinance will promote the objective in the Master Plan of diversifying the Borough's housing stock, particularly to allow seniors to remain in the community (Goal 14).

BE IT FURTHER RESOLVED by the Planning Board of the Borough of Montvale that based upon the above findings, that it does hereby recommend to the Mayor and Council adoption of the Ordinance; and

BE IT FURTHER RESOLVED that the Board Secretary/Land Use Administrator be and is hereby authorized and directed to provide a copy of this resolution to the Mayor and Council and Municipal Clerk.

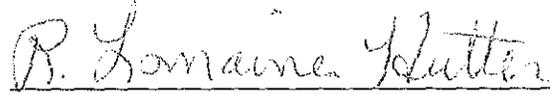
Dated: December 7, 2021

**PLANNING BOARD OF THE
BOROUGH OF MONTVALE**

By: 

John J. De Pinto, Chairman

Certified to be a true copy of a Resolution adopted by the Planning Board of the Borough of Montvale at its regular meeting on Tuesday, December 7, 2021.



**R. LORRAINE HUTTER,
Secretary/Land Use Administrator**

**MINUTES
WORK SESSION**

The Public Meeting of the Mayor and Council was held in the Council Chambers and called to order at 7:37PM. Adequate notice was published in the official newspaper of the Borough of Montvale. Master Sergeant Dieter Koelling led the Pledge of Allegiance to the Flag, and roll call was taken.

OPEN PUBLIC MEETING STATEMENT

Adequate notice of this meeting was provided to The Bergen Record and The Ridgewood News, informing the public of the time and place according to the provisions of the Open Public Meeting Law (Chapter 231, P.L. 1975).

ROLL CALL:

Councilmember Arendacs
Vacancy
Councilmember Koelling

Councilmember Lane
Councilmember Roche
Councilmember Russo-Vogelsang

Also Present: Mayor Mike Ghassali; Borough Attorney, Joe Voytus; Borough Engineer, Andrew Hipolit; Administrator/Municipal Clerk, Maureen Larossi-Alwan; and Deputy Municipal Clerk, Fran Scordo

ORDINANCES:

INTRODUCTION ORDINANCE NO 2021-1512 AN ORDINANCE OF THE BOROUGH OF MONTVALE, COUNTY OF BERGEN, STATE OF NEW JERSEY, CHANGING THE NAME OF MERCEDES DRIVE TO "DEPIERO DRIVE," AND CHANGING THE NAME OF THE INTERNAL ROADWAY ON BLOCK 2801 LOT 1 TO "MERCEDES DRIVE," PURSUANT TO AND IN ACCORDANCE WITH N.J.S.A. 40:67-1(K)
(Public Hearing December 16, 2021)

A motion to Introduce Ordinance **2021-1512** for first reading was made by Councilmember Koelling; seconded by Councilmember Lane; Clerk read by title only; Councilmember Lane made a motion that this ordinance be passed on first reading and advertised in The Bergen Record; seconded by Councilmember Roche - a roll call was taken - all ayes

INTRODUCTION ORDINANCE NO 2021-1513 AN ORDINANCE OF THE BOROUGH OF MONTVALE AMENDING AND SUPPLEMENTING CHAPTER 400, "ZONING," TO REZONE BLOCK 1002, LOT 7 AS A NEW "AH-6-AR" ZONING DISTRICT AND ESTABLISHING THE ZONING REGULATIONS FOR SAID DISTRICT INCLUDING IMPLEMENTING AN AGE RESTRICTION CONSISTENT WITH THE BOROUGH'S AFFORDABLE HOUSING COURT-APPROVED SETTLEMENT AND JUDGMENT OF COMPLIANCE AND REPOSE
(Public Hearing December 16, 2021)

A motion to Introduce Ordinance **2021-1513** for first reading was made by Councilmember Koelling; seconded by Councilmember Lane; Clerk read by title only; Councilmember Lane made a motion that this ordinance be passed on first reading and advertised in The Bergen Record; seconded by Councilmember Russo-Vogelsang - a roll call was taken - all ayes

MINUTES:
October 26, 2021

A motion to accept minutes by Councilmember Lane; seconded by Councilmember Russo-Vogelsang - all ayes with the exception of Councilmember Arendacs abstaining

November 9, 2021

A motion to accept minutes by Councilmember Lane; seconded by Councilmember Russo-Vogelsang – all ayes with the exception of Councilmember Arendacs abstaining

CLOSED/EXECUTIVE MINUTES:

October 26, 2021

A motion to accept closed session minutes by Councilmember Lane; seconded by Councilmember Russo-Vogelsang – all ayes with the exception of Councilmember Arendacs abstaining

RESOLUTIONS: (CONSENT AGENDA*)

All items listed on a consent agenda are considered to be routine and non-controversial by the Borough Council and will be approved by a motion, seconded and a roll call vote. There will be no separate discussion on these items unless a Council member(s) so request it, in which case the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

166-2021 Resolution authorizing the sale of surplus Borough property no longer needed for public use through GOVDEALS.COM public online auction.

WHEREAS, the Borough of Montvale has determined that certain property described and incorporated herein is no longer needed for public use; and

WHEREAS, the Borough of Montvale intends to utilize the online auction services of GovDeals public online auction, pursuant to Sourcwell Cooperative Purchasing #27887 Online Surplus Auctions & Payment Processing Contract at GovDeals.com. (The terms and conditions of the agreement entered into with GovDeals is available online at www.govdeals.com); and

WHEREAS, the sales are being conducted pursuant to N.J.S.A. 40A:11-36 and the guidance set forth in the Division of Local Government Services' Local Finance Notice 2019-15; and

THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Montvale hereby authorize the sale of Borough property no longer needed for public use and that the public auction shall be conducted through GovDeals.com public online auction pursuant N.J.S.A. 40A:11-36 and Local Finance Notice 2019-15 of the New Jersey Department of Community Affairs, Division of Local Government Services; and Sourcwell Cooperative Purchasing Online Surplus Auctions & Payment Processing Contract #012821-GDI; and

BE IT FURTHER RESOLVED, that the sale of surplus property to be sold in "as is" condition without expressed or implied warranties is as follows:

And,

BE IT FURTHER RESOLVED that the Borough of Montvale reserves the right to accept or reject any bid submitted; and

BE IT FURTHER RESOLVED that the successful bidder(s) shall be required to pay the full amount of the sale, execute a Hold Harmless and Indemnification Agreement concerning use of said surplus property, and shall be required to plan for the pick-up of sold property from the Borough of Montvale within 10 business days of the auction; and

BE IT FURTHER RESOLVED, the Borough Clerk shall publish a legal advertisement in the official newspapers informing the public as to scheduled dates of the online public auction, the nature of items being sold, and how to obtain more information on the sale as required by N.J.S.A. 40A:11-36; and

BE IT FURTHER RESOLVED that all other Borough Officials and Employees are hereby authorized and directed to take all action necessary and appropriate to effectuate the terms of this Resolution.

167-2021 A Resolution Approving a Developer's Agreement with Valley View Terrace, LLC Moksha Investments Premises Identified as Block 104, Lot 14 in the Borough of Montvale

WHEREAS, Moksha Investments, LLC owner of the premises known as Block 104, Lot 14 made an application to the Planning Board for subdivision approval, variances, waivers and soil movement approval; and

WHEREAS, the Planning Board approved the Development by resolution dated October 6, 2020; and

WHEREAS, pursuant thereto, the Borough, Planning Board and Developer are desirous of executing a Developer's Agreement setting forth the parties' respective rights and obligations concerning said approval; and

WHEREAS, a Developer's Agreement has been negotiated by and between the parties and has been executed by the Developer and the Chairman of the Planning Board.

NOW, THEREFORE, BE IT RESOLVED that the Developer's Agreement dated November 9th, 2021, between the Borough of Montvale, the Planning Board of the Borough of Montvale, and Moksha Investments, LLC is hereby approved; and

BE IT FURTHER RESOLVED that the Mayor and Municipal Clerk are hereby directed, authorized and empowered to execute the Developer's Agreement with the Developer and to take all other steps reasonably necessary to effectuate the provisions and purposes of this resolution.

169-2021 Resolution Awarding Purchase Under New Jersey State Contract/Montvale Police Department Radio's/Motorola

WHEREAS, The State of New Jersey adopted legislation which requires all municipalities who purchase under New Jersey State Contract to award said purchases by resolution; and

NOW THEREFORE, BE IT RESOLVED by the Borough of Montvale that the following purchases under New Jersey State Contract are hereby authorized:

PURCHASE OF Police Radio's	STATE CONTRACT #83909
Goosetown Communications	Total \$16,520.00

58 North Harrison Avenue
Congers, NY 10920

Attn: Jerry Ables

WHEREAS, attached is a detailed description of the purchase of Radio's quotation #QUOTE-1591407 dated November 1, 2021 which is attached to the original of this resolution.

170-2021 Awarding Professional Service Contract/Engineering Services/Boundary Survey/Topographic Survey/Hearthstone Way/Colliers Engineering & Design

WHEREAS, the Borough of Montvale has deemed it necessary to engage the professional services of an Engineer to prepare a boundary and topographic survey of the unimproved right of way extending from the intersection of Hearthstone Way and Ihnen Court to Upper Saddle River Road; and

WHEREAS, section N.J.S.A. 40A:11-5 of the Local Public Contracts Law, (N.J.S.A. 40A:11-1 et seq.) exempts such professional services from competitive bidding; and

WHEREAS, Colliers Engineering & Design, 200 Valley Road, Suite 400, Mt. Arlington, NJ 07856 has submitted a proposal November 18, 2021 to provide expanded professional engineering services which are attached to the original of this resolution, and

WHEREAS, the Certified Municipal Finance Officer has certified funds are available certification hereto attached to the original of this resolution.

NOW, THEREFORE BE IT RESOLVED by the Borough of Montvale as follows:

- 1) That the proposal for the scope of professional engineering services is attached to this resolution which is made part of this resolution shall be awarded to Maser Consulting.
- 2) That the following be provided: Boundary & Topographic Survey
- 3) The cost not to exceed shall be \$6,000.00 The Engineer shall be required to submit itemized bills and payment shall be made based upon services rendered.

- 4) The rates for this work are in accordance with the hourly contractual agreement with the Borough of Montvale.

BE IT FURTHER RESOLVED, that a copy of this resolution be published an official newspaper of the Borough of Montvale, be on file, available for public inspection, in the office of the Municipal Clerk, Municipal Complex, 12 Mercedes Drive, Montvale, NJ 07645.

171-2021 Resolution Authorizing Award of a Contract To CDW-G For the Purchase Of Barracuda Total Email Protection and Service For The Borough Of Montvale For Three (3) Years

WHEREAS, N.J.S.A. 40A:11-10 et seq. authorizes a municipality to enter into a Cooperating Pricing Agreement with another public entity and

WHEREAS, certain economies can be achieved when public entities purchase goods and services together under a cooperative pricing agreement; and

WHEREAS, the Borough of Montvale wishes to purchase Barracuda Total Email Protection and service from CDW Government, 75 Remittance Drive, Suite 1515, Chicago, IL 60675-151, which is the holder of a cooperative agreement with Sourcewell 081419-CDW-G, and

WHEREAS, the Borough of Montvale's IT Professional, Dino George, states the proposal to be fair and reasonable;

NOW, THEREFORE, BE IT RESOLVED BY THE BOROUGH OF MONTVALE THAT:

1. CDW Government's proposal for Barracuda Total Email Protection for three (3) years contract in the amount of \$21,816.00 is awarded to CDW-G.
2. This contract is awarded pursuant to N.J.S.A. 40A:11-10 et seq.:
3. The term of the contract shall be for three (3) years.

172-2021 A Resolution of the Borough of Montvale Awarding a Contract to The Land Conservancy, for the Update To the Open Space & Recreation Plan

WHEREAS, the Borough of Montvale is desirous of engaging the services of a reputable company to assist the Borough of Montvale, Borough Planning Board and Environmental Commission with the update to its Open Space and Recreation Plan; and

WHEREAS, such services are exempt from public bidding requirements pursuant to N.J.S.A. 40A:11-5(a)(ii) and N.J.A.C. 5:34-2.1 as "extraordinary unspecifiable services"; and

WHEREAS, the Borough of Montvale's Environmental Commission and Montvale Planning Board recommended The Land Conservancy to provide such services. The Board's determined The Land Conservancy demonstrates the expertise and proven reputation; and

WHEREAS, the Borough Council based on the recommendation of both the Environmental Commission and Montvale Planning Board is therefore desirous of updating the Borough's Open Space Recreation Plan and wishes to award a contract to the Land Conservancy, for the prices and on the terms set forth in the attached Proposal dated November 10, 2021; and

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Montvale that a contract is hereby awarded to the Land Conservancy agreement which is hereto attached to the original of his resolution.

BE IT FURTHER RESOLVED that the pricing for this contract shall be for a total of \$12,500.00.

BE IT FURTHER RESOLVED that the Mayor and Borough Clerk, and all other appropriate officials, shall be and are hereby authorized to execute all contract documents necessary to effectuate the purposes of this resolution.

BE IT FURTHER RESOLVED that pursuant to N.J.S.A. 40A:11-5(1)(a)(ii), a brief notice stating the nature, duration, service and amount of this contract shall be printed once in the official newspaper of Borough of Montvale, and said notice shall also advise the public that a copy of the final contract shall be on file and available for public inspection at the office of the Borough Clerk.

Introduced by: Councilmember Lane; seconded by Councilmember Roche-Vogelsang - a roll call vote was taken - all ayes

173-2021 A Resolution of the Borough of Montvale Honoring Rose S. Curry/Montvale Public Library

WHEREAS, a native of San Francisco, Rose S. Curry moved to the Borough of Montvale and has served the Borough for decades; and
WHEREAS, in 2004, Rose S. Curry created the position of Adult Program Coordinator at the Montvale Public Library, a position she later served in at the Oakland Public Library as well; and
WHEREAS, the well-being of the Montvale Public Library has always been of paramount importance to Mrs. Curry; and
WHEREAS, Rose S. Curry frequently participated in and championed events and services at the Montvale Public Library; and
WHEREAS, Rose S. Curry served as the Mayor's representative on the Montvale Library Board of Trustees for 1 year in 2021; and
WHEREAS, Rose S. Curry was elected to the Borough Council in 2012 and was reelected two more times, serving on the Borough Council for 10 years; and
WHEREAS, Rose S. Curry also served on the Montvale PTO, including as President and Vice-President, from 1990 to 2004; and
WHEREAS, Rose S. Curry worked in various Broadway and regional productions – experience that she shared with her community, including through directing After School Drama at Memorial School and directing high school musicals at Pascaek Hills High School, Summit High School and Don Bosco Prep; and
WHEREAS, Rose S. Curry also graciously volunteered her time with the Boy Scouts, Girl Scouts, Tri-Boro Food Pantry and Meals on Wheels; and
WHEREAS, Rose S. Curry has dedicated more than three decades of her life to the service of the Montvale community; and
WHEREAS, in recognition of Rose S. Curry's diverse and extraordinary contributions to the Borough of Montvale, and her unflinching dedication to the Montvale Public Library, the Mayor and Borough Council desire to honor Rose S. Curry as herein set forth.
NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Montvale, as follows:

1. The Mayor and Borough Council do hereby recognize the extraordinary contributions of Rose S. Curry to the Borough of Montvale and the Montvale Public Library during her decades of service to the Montvale Community.
2. In recognition of the foregoing, the Montvale Public Library shall bear the honorary name of "Rose S. Curry."

Introduced by: Councilmember Lane; seconded by Councilmember Roche - a roll call vote was taken - all ayes

168-2021 Refund Property Taxes for Quarters 2, 3, and 4 of 2021 and The Cancellation Of All Future Taxes Due To Granting Of Totally Disabled Veteran Status By Department Of Veterans Affairs

WHEREAS, this resolution authorizes the municipality to refund a quarters 2, 3, and 4 of 2021 taxes and cancel all future taxes due to the granting of totally disabled veteran status by the Department of Veterans Affairs per the Department's letter dated February 7, 2020 for Michael Ercolano. Mr. Ercolano is the owner of 12 Blue Sky Lane, Block 2601, Lot 16.
NOW, THEREFORE BE IT RESOLVED by the Mayor and Council of the Borough of Montvale, County of Bergen, New Jersey, that the Tax Collector be and is hereby authorized to refund Mr. Ercolano \$13,656.50 and to cancel all future taxes as per the above.

Introduced by: Councilmember Lane; seconded by Councilmember Roche - a roll call vote was taken - all ayes with the exception of Councilmember Koelling abstaining

174-2021 A Resolution Approving the First Amendment to Development and Property Transfer Agreement with The Walters Group in Connection with a Twenty-Five Unit Multi-

Family 100% Affordable Housing Project on Block 1002, Lots 3 and 5 in the Borough of Montvale

WHEREAS, on March 10, 2015, the Supreme Court of the State of New Jersey issued a decision In The Matter Of The Adoption Of N.J.A.C. 5:96 And 5:97 By The New Jersey Council On Affordable Housing, 221 N.J. 1 (2015), in which it found that because COAH failed to adopt the new Round 3 regulations, the Court directed trial courts to assume COAH's functions to assure that each municipality has in place a plan to fulfill its obligation to provide affordable housing pursuant to COAH's rules and regulations as described in N.J.A.C. 5:93-5.8; and **WHEREAS**, the Borough of Montvale ("Borough") is the owner of that certain land and premises located on Summit Avenue in Montvale, Bergen County New Jersey consisting of approximately 3.3 acres and identified on the municipal tax map as Lots 3 and 5, Block 1002 on the official Tax Map of the Borough of Montvale, County of Bergen, State of New Jersey (the "Premises"); and

WHEREAS, the Premises is intended to be utilized to address, in part, the Borough's obligation to provide its fair share of the region's affordable housing need in accordance with what is commonly referred to as the "Mount Laurel Doctrine"; and

WHEREAS, the Premises is identified in the Settlement Agreement by and between the Borough and Fair Share Housing Center dated November 14, 2017 and amended by First Amendment to the Settlement Agreement dated November 28, 2017 (collectively the "Settlement Agreement") as a municipally sponsored site for a 100% affordable rental community; and

WHEREAS, after a "fairness hearing" on January 25, 2018, the Superior Court of New Jersey executed an Order Approving Settlement Agreement between the Borough of Montvale and Fair Share Housing Center dated February 12, 2018, approving the Settlement Agreement; and

WHEREAS, the Premises is also identified in the Borough's Fair Share Plan as the site for the development of a 100% affordable rental community; and

WHEREAS, *The Walters Group ("Developer"), with offices at 21 East Euclid Avenue, Suite 200, Haddonfield, New Jersey 08033, proposes to construct a twenty-five (25) unit residential family apartment housing project ("Project") pursuant to the provisions of the State of New Jersey Department of Community Affairs Affordable Housing Trust Fund Program in accordance with the Program Guidelines and Procedures, the Neighborhood Preservation Balanced Housing Rules, N.J.A.C. 5:43-1.1 et seq., and the mortgage and other financing documents executed between the Sponsor and the DCA, or any other DCA programs applicable, with funding in an amount not to exceed the maximum allowed in accordance with N.J.A.C. 5:43-1.1 et seq., within the Borough of Montvale on a sufficient portion of the Premises; and*

WHEREAS, the Developer is an experienced developer, operator and administrator of affordable rental housing with on-site supportive social services and has expressed interest in constructing, owning, operating and maintaining affordable income-restricted family rental housing with supportive services in the Borough to assist the Borough in addressing its Third Round affordable housing obligation more specifically described in the Settlement Agreement; and **WHEREAS**, it is in the best interests of the Borough that the Premises be developed for the construction of a 25-unit 100% income-restricted affordable rental family housing community by the Developer; and

WHEREAS, the Borough and the Developer previously entered into a Development and Property Transfer Agreement establishing the terms and conditions under which the Premises will be conveyed to and then developed for family affordable rental housing by the Developer; and

WHEREAS, the Developer has subsequently obtained Preliminary Site Plan Approval from the Borough Planning Board, as well as funding for the project from the DCA's Affordable Housing Trust Fund program and the Bergen County 2021-2022 Home Investment Partnership Program; and

WHEREAS, due to increased costs on the development side, the Developer has requested that the Borough increase the amount of its own funding from \$375,000 to \$400,000, which shall come

from the Borough's Affordable Housing Trust Fund, and which will be in the form of a long-term, zero-interest loan with a maximum 32-year term; and

WHEREAS, the Developer has proposed a First Amendment to the Development and Property Transfer Agreement to address this increased funding and to include exhibits related to signage and architectural style of the project; and

WHEREAS, the Borough's Affordable Housing Special Counsel has reviewed this First Amendment and provided a letter of recommendation to the Borough Council, including with respect to the form of Note and Mortgage related to the funding increase; and

WHEREAS, the Borough is desirous of approving the terms of said First Amendment to help facilitate the development of this project in compliance with the Borough's Judgment of Compliance and Repose for its Third Round Affordable Housing obligations.

NOW, THEREFORE, BE IT RESOLVED by the Governing Body of the Borough of Montvale as follows:

1. The above recitals are incorporated as if set forth herein at length.
2. The Mayor and Borough Clerk are hereby directed, authorized and empowered to execute the First Amendment to Development and Property Transfer Agreement with The Walters Group in substantially the form on file with the Borough Clerk, subject to approval as to form by the Borough Attorney, Borough Planner, and Special Affordable Housing Counsel.
3. The Borough Attorney, Borough Planner, Special Affordable Housing Counsel, and all other appropriate employees, officers and officials are hereby directed, authorized and empowered to take all steps reasonably necessary to effectuate the provisions and purposes of this Resolution, including seeking Court approval (if necessary) for amendment to the Borough's Spending Plan.
4. This Resolution shall take effect immediately.

Introduced by: Councilmember Lane; seconded by Councilmember Roche - all ayes

BILLS: *Municipal Clerk read the Bill Report*

Motion to pay bills by Councilmember Lane; seconded by Councilmember Roche - all ayes

ENGINEER'S REPORT:

Andrew Hipolit

Report/Update

Will receive bids on December 29 for the road program

ATTORNEY REPORT:

Joe Voytus, Esq.

Report/Update

No report

UNFINISHED BUSINESS:

- a. Huff Pond Status/Restoration After Hurricane IDA/Proposal Boswell/DTS Trucking Proposal/Funding

The Clerk asked councilmembers for direction in regards to the proposal from the last council meeting for approximately \$133,000 to restore Huff Pond. Councilmembers decided to do a temporary appropriation in January to hold the project to start in the Spring.

- b. Montvale Family Apartments

Passed Resolution 174-2021

NEW BUSINESS:

- a. Municipal Vacancy Law Appointment Fulfillment Unexpired Term/Councilmember/Rep. County Committee

Councilmember Roche submitted the following names, Jeff Auriemma, David Fish and Theresa Cudequest. A motion by Councilmember Lane to nominate Theresa Cudequest; seconded by Councilmember Koelling – a roll call was taken – all ayes. Mrs. Cudequest will be sworn in on December 16th.

- b. Discussion on Continuation of Zoom Meetings/M&C Public Meetings/2022

Councilmembers agreed to continue having the first Public meeting of the month to be in person and on Zoom.

- c. Discussion Budget meeting dates

Councilmembers agreed to have separate budget meetings on Mondays

COMMUNICATION CORRESPONDENCE:

None

MEETING OPEN TO THE PUBLIC:

HEARING OF CITIZENS WHO WISH TO ADDRESS THE MAYOR AND COUNCIL:

Upon recognition by the Mayor, the person shall proceed to the floor and give his/her name and address in an audible tone of voice for the records. Unless further time is granted by the Council, he/she shall limit his/her statement to five (5) minutes. Statements shall be addressed to the Council as a body and not to any member thereof. No person, other than the person having the floor, shall be permitted to enter into any discussion, without recognition by the Mayor.

A motion to open meeting to the public by Councilmember Lane; seconded by Councilmember Roche – all ayes

No Public Comment

A motion to close meeting to the public by Councilmember Russo-Vogelsang; seconded by Councilmember Roche – all ayes

ADJOURNMENT:

Motion to adjourn by Councilmember Lane; seconded by Councilmember Russo-Vogelsang - all ayes

Meeting adjourned at 8:20pm

ADJOURNMENT:

Reminder: Special School Board Election Tuesday, December 14th, 6:00 a.m. to 8:00 p. m.

The next Meeting of the Mayor and Council will be held on Thursday, December 16, 2021 at 7:30pm in person and on Zoom

Respectfully submitted, Fran Scordo, Deputy Municipal Clerk

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 175-2021**

RE: Resolution Awarding Purchase Under New Jersey State Contract / Montvale Fire Department Equipment

WHEREAS, The State of New Jersey adopted legislation which requires all municipalities who purchase under New Jersey State Contract to award said purchases by resolution; and

NOW THEREFORE, BE IT RESOLVED by the Borough of Montvale that the following purchases under New Jersey State Contract are hereby authorized:

PURCHASE OF Nozzles Firefighter One 34 Wilson Drive Sparta, NJ 07871	STATE CONTRACT #17-FLEET -00815 –AKRON BRASS Total \$10,542.72
--	--

WHEREAS, attached is a detailed description of the purchase of Nozzle Equipment dated October 5, 2021 which is attached to the original of this resolution.

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: December 16, 2021

Acct # 1-01-25-752-058 - \$10,542.72

ATTEST:

APPROVED:

Maureen Iarossi-Alwan
Municipal Clerk

Michael Ghassali
Mayor

Montvale Fire Department

Request For Purchase Order

Date: 12/3/21

Account Number: 1-01-25-752- 058

Vendor: Firefighter 1

Amount: 10,542.72

State Contract Number: Y/N

State Contract Number: 17-FLEET-00815 - AKRON BRASS

Description: Quote SG-00224094

(12) AKR-21274001	(369.32)	4439.04
(12) AKR-48660748	(508.64)	6103.68

Nozzles - 12



Firefighter One

34 Wilson Drive Sparta New Jersey 07871
Phone (973) 940-3061 Fax: (973) 860-1388

QUOTE

SQ-00224094

Sales Rep: **Matt Faden: mfaden@FF1.com**

Quote Date 10/05/2021

Expiry Date 12/31/2021

Customer: Montvale Fire Department
Bill to:
Street: 12 Mercedes Drive
City:
State:
Zip Code: 07645
Acct. # MFD07645

Delivery Address: 12 Mercedes Drive
Delivery City: Montvale
Delivery State: NJ
Delivery Zip Code: 07645-2199
Delivery Method: **Drop Shipment**
Payment Term 30 days

Part	Description	Qty	Price	Total
AKR-18204003	UltraJet Nozzle 15/16" / 1.5" NH	1.00	1,041.76	1,041.76
AKR-21274001	1 1/2" NH F x 1 1/2" NH M Shutoff with Pistol Grip NH	1.00	369.92	369.92
AKR-48660748	Mid-Range Assault Tip 1.5" NH / Black Bumper / 185G@50psi	1.00	508.64	508.64
17-FLEET-00815-Akron Bras	T-0790 (17DPP00100) - Firefighter Protective Clothing and Equipment Award Summary NJ State Contract Master Blanket# 17-FLEET-00815 / Akron Brass Price Lists Dated 2021 / 32% Discount / Category 8: Search and Rescue/Vehicle Extrication/ Equipment/ Thermal Imaging Devices/Firefighting Equipment	1.00	0.00	0.00

Charge	Price
Order Qualifies for Free Shipping / Delivery	0.00

RETURN POLICY:

- Special Order or Custom items are not returnable.
- All Returns are subject to a 20% restocking fee.
- No returns will be accepted without an RMA # issued by FF1.
- No Returns will be accepted after 60 days from date of purchase.
- Returning party responsible for shipping related charges.
- Returned merchandise must be in NEW and RESALABLE condition for credit to be applied.

Sub Total 1,920.32
Charges 0.00
Tax Total 0.00
Total 1,920.32

Authorized Signature: _____

Printed Name: _____

Purchase Order #: _____ *Physical P.O. must be received in order to process (if applicable)

873, 56, 10/11/21
 x 12
 \$ 1,920.32

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 176-2021**

RE: Refund Tax Overpayment / 35 Eagle Ridge / Block 1405; Lot 13 / Ian Dunsdon

WHEREAS, a resolution authorizing the Borough of Montvale to refund an overpayment of taxes for the fourth quarter installment of 2021; and

WHEREAS, a duplicate payment was made by the mortgage company and/or bank; and

NOW, THEREFORE BE IT RESOLVED, by the Mayor and Council of the Borough of Montvale, County of Bergen, New Jersey, that the Tax Collector be and is hereby authorized to refund Ian James Dunsdon, 35 Eagle Ridge, Montvale, NJ in the amount of \$4,791.50.

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: December 16, 2021

ATTEST:

APPROVED:

Maureen Iarossi-Alwan
Municipal Clerk

Michael Ghassali
Mayor

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 177-2021**

RE: Cancellation Of Prior Year Outstanding Checks

WHEREAS, there exists outstanding checks from the prior year drawn against the General Checking Account, and

WHEREAS, it has been determined that the outstanding checks from the prior year be cancelled to Current Fund surplus;

NOW THEREFORE BE IT RESOLVED, by the Mayor and Council of the Borough of Montvale, that the following outstanding checks from the prior year be cancelled:

GENERAL CHECKING ACCOUNT

<u>DATE</u>	<u>CHECK NUMBER</u>	<u>AMOUNT</u>	<u>FUND</u>	<u>ACCOUNT</u>
09/08/20	18177	\$260.00	Current	Surplus
10/27/20	18387	318.00	Current	Surplus
12/08/20	18613	<u>50.00</u>	Current	Surplus
		\$628.00		
		=====		

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: December 16, 2021

APPROVED:

Maureen Iarossi-Alwan
Municipal Clerk

Michael Ghassali
Mayor

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 178-2021**

RE: Cancellation Of Various Balances

WHEREAS, there exists a receivable balance and reserve balances on the Current Fund balance sheet of the Borough of Montvale; and

WHEREAS, the funds creating the receivable balance and reserve balances have been investigated, and it has been determined that the receivable balance and reserve balances should be cancelled; and

WHEREAS, it is necessary to formally cancel said balances so that the uncollected receivable balance may be charged to fund balance and the unexpended reserve balances may be credited to fund balance;

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Montvale, that the following receivable balance and reserve balances may be cancelled:

<u>Current Fund</u>	<u><CHARGES>/</u> <u>CREDITS</u>
Grants Receivable:	
NJDOT: Various Street Improvements - 2018	<\$89,135.65> =====
Reserve for Grants - Appropriated:	
NJDOT: Various Street Improvements - 2018	\$ 92,089.88
Reserve for Sale of Municipal Assets	<u>20,525.51</u>
	\$112,615.39 =====

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: December 16, 2021

APPROVED:

Maureen Iarossi-Alwan
Municipal Clerk

Michael Ghassali
Mayor

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 179-2021**

RE: Transfer Of 2021 Current Fund Appropriation Balance

WHEREAS, there exists an unexpended 2021 Current Fund budget appropriation balance, and

WHEREAS, N.J.S.A. 40A:4-62.1 permits the Borough to transfer such unexpended balance into the Reserve for Storm Recovery.

NOW, THEREFORE, BE IT RESOLVED, by the Governing Body of the Borough of Montvale Bergen County, New Jersey that the following unexpended 2021 Current Fund budget appropriation balance be transferred into the Reserve for Storm Recovery in accordance with N.J.S.A. 40A:4-62.1.

GENERAL APPROPRIATIONS

Operations - within "CAPS"

Snow Removal/Storm Recovery:

Other Expenses \$50,000.00

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: December 16, 2021

APPROVED:

Maureen Iarossi-Alwan
Municipal Clerk

Michael Ghassali
Mayor

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 180-2021**

RE: Transfer Of Appropriations

WHEREAS, certain transfer of funds for various 2021 budget appropriations are necessary to cover anticipated expenditures; and

WHEREAS, N.J.S.A. 40A:4-58 provides for transfers from appropriations with an excess over and above the amount deemed to be necessary to fulfill the purpose for such appropriations, to those appropriations deemed to be insufficient;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Montvale, that the transfers be made between the 2021 budget appropriations as follows:

<u>CURRENT FUND</u>	<u>FROM</u>	<u>TO</u>
General Appropriations Operations - Within "CAPS"		
Public Health Services Other Expenses	\$1,000.00	
Public Health Services Salaries and Wages		\$1,000.00
Fire: Fire Hydrant Service	2,500.00	
Gasoline		2,500.00
	-----	-----
	\$3,500.00	\$3,500.00
	=====	=====

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: December 16, 2021

APPROVED:

Maureen Iarossi-Alwan
Municipal Clerk

Michael Ghassali
Mayor

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 181-2021**

RE: Cancellation of Tax and Excess Sewer Overpayments or Delinquent Amounts Less than \$10.00

WHEREAS, N.J.S.A. 40A:5-17 allows for the cancellation of property tax and excess sewer overpayments or delinquent amounts in the amount of less than \$10.00; and

WHEREAS, the Mayor and Council may authorize the Tax Collector to process, without further action on their part, any cancellation of property tax and excess sewer overpayments or delinquencies of less than \$10.00

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Borough of Montvale, County of Bergen, State of New Jersey, hereby authorize the Tax Collector to cancel said property tax and excess sewer amounts as deemed necessary.

BE IT FURTHER RESOLVED, that a certified copy of the resolution be forwarded to the Tax Collector and Chief Finance Officer.

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: December 16, 2021

APPROVED:

Maureen Iarossi-Alwan
Municipal Clerk

Michael Ghassali
Mayor

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 182-2021**

RE: A Resolution Approving a Developer’s Agreement with Montvale Development Associates, II, LLC/S. Hekemian Group Premises Identified as Block 2802, Lot 2 in the Borough of Montvale

WHEREAS, Montvale Development Associates, II, LLC premises known as Block 2802, Lot 2 made an application to the Planning Board seeking amended planned unit development approval, amended Phase II preliminary site plan approval, final site plan approval for Phase II, a use variance, other variances and waivers, approval of an Environmental Impact Statement, and a major soil movement permit; and

WHEREAS, the Planning Board approved the Development by resolution dated October 5, 2021 which is attached to the developer’s agreement; and

WHEREAS, pursuant thereto, the Borough, Planning Board and Developer are desirous of executing a Developer’s Agreement setting forth the parties’ respective rights and obligations concerning said approval; and

WHEREAS, a Developer’s Agreement has been negotiated by and between the parties and has been executed by the Developer and the Chairman of the Planning Board.

NOW, THEREFORE, BE IT RESOLVED that the Developer’s Agreement dated December 9th, 2021, between the Borough of Montvale, the Planning Board of the Borough of Montvale, and Montvale Development Associates, II, LLC/S. Hekemian Group hereby approved; and

BE IT FURTHER RESOLVED that the Mayor and Municipal Clerk are hereby directed, authorized and empowered to execute the Developer’s Agreement with the Developer and to take all other steps reasonably necessary to effectuate the provisions and purposes of this resolution.

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: December 16, 2021

APPROVED:

Maureen Iarossi-Alwan
Municipal Clerk

Michael Ghassali
Mayor

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 183-2021**

RE: Appointment Regular Member / Montvale Fire Department / Alberto Figueroa

WHEREAS, the Montvale Fire Department is desirous of adding a regular member; and

WHEREAS, Alberto Figueroa of Montvale, NJ has been approved by the Board of Fire Commissioners and has undergone a satisfactory physical, pursuant to the attached application which has been made part of this resolution; and

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Montvale that the appointment of Alberto Figueroa, as a Regular Member of the Montvale Fire Department, is hereby approved

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: December 16, 2021

APPROVED:

Maureen Iarossi-Alwan
Municipal Clerk

Michael Ghassali
Mayor

RESOLUTION

BE IT RESOLVED by the Mayor and Council of the Borough of Montvale, N.J., that the following bills, having been referred to the Borough Council and found correct, be and the same hereby be paid:

<u>FUND</u>	<u>AMOUNT</u>	<u>NOTES</u>
Current	\$3,172,660.25	Bill List Wire 12/16/2021
	<u>364,907.31</u>	Wires/Manual Checks
Current TOTAL	3,537,567.56	
Capital	29,571.02	Bill List Wire 12/16/2021
Escrow	15,469.25	Bill List Wire 12/16/2021
Housing Trust	3,368.15	Bill List Wire 12/16/2021
Open Space Trust	49,277.85	Bill List Wire 12/16/2021
General Trust	565.25	Bill List Wire 12/16/2021
Recreation Trust	3,270.00	Bill List Wire 12/16/2021
Dog Trust	746.20	Bill List Wire 12/16/2021

*This resolution was adopted by the Mayor and Council of Montvale
at a meeting held on 12/16/21*

Introduced by: _____

Approved: 12/16/21

Seconded by: _____

Michael Ghassali, Mayor

ATTEST:

Maureen Iarossi-Alwan, Municipal Clerk

P.O. Type: All
Range: First to Last
Format: Condensed

Open: N Paid: N Void: N
Rcvd: Y Held: Y Aprv: N
Bid: Y State: Y Other: Y Exempt: Y

Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
00019	MUNICIPAL CAPITAL CORPORATION								
		21-00045	01/06/21	WIDE FORMAT COLOR COPIER	Open	444.00	0.00		B
		21-00046	01/06/21	COPY MACHINE LEASE - MAILROOM	Open	399.00	0.00		B
		21-00047	01/06/21	COPY MACHINE LEASE - POLICE	Open	179.00	0.00		B
						<u>1,022.00</u>			
00027	BT SPECIALTIES								
		21-01278	10/07/21	SIGNATURE STAMP - FINANCE	Open	27.00	0.00		
00064	MUNNOS ITALIAN DELI								
		21-01442	11/10/21	MAYOR FOR THE DAY LUNCHEON	Open	75.90	0.00		
00065	GENERAL CODE PUBLISHERS,LLC								
		21-01507	11/30/21	GC TERMTRACKER NETWORK	Open	200.00	0.00		
00071	SUEZ WATER NEW JERSEY								
		21-01538	12/06/21	10003825412222 SUEZ - DECEMBER	Open	15,402.88	0.00		
00097	CABLEVISION								
		21-01539	12/06/21	07873-218840-01-0 CABLEVISION	Open	21.40	0.00		
		21-01544	12/07/21	07873-240495-01-5 CABLEVISION	Open	101.23	0.00		
						<u>122.63</u>			
00102	MGL PRINTING SOLUTIONS								
		21-01423	11/08/21	ANIMAL LICENSE TAGS	Open	742.00	0.00		
		21-01480	11/22/21	CLAIMS CHECKS ORDER	Open	282.00	0.00		
						<u>1,024.00</u>			
00104	MONTVALE BOARD OF EDUCATION								
		21-00039	01/05/21	2021 LOCAL SCHOOL TAXES	Open	1,443,626.00	0.00		B
00111	AACOM BUSINESS SOLUTIONS								
		21-00973	07/29/21	STORM DAMAGED CAMERA/WIRE CS	Open	3,693.73	0.00		
00112	MONTVALE SENIOR CLUB								
		21-01485	11/22/21	DANA REED BARBEQUE 9/28/2021	Open	2,872.88	0.00		
		21-01486	11/22/21	PANARORAMA TOURS BUS 10/12/21	Open	1,195.00	0.00		
		21-01487	11/22/21	HALLOWEEN PARTY 10/21/2021	Open	1,130.01	0.00		
		21-01488	11/22/21	WHITE STAR TOURS 11/8-9/2021	Open	1,000.00	0.00		
		21-01510	12/01/21	MONTVALE SENIOR CLUB -NOVEMBER	Open	1,900.61	0.00		
		21-01511	12/01/21	MONTVALE SENIOR CLUB -DECEMBER	Open	1,115.00	0.00		
						<u>9,213.50</u>			
00114	CORBI PRINTING CO. INC.								
		21-01062	08/16/21	NOTICE PAPER	Open	830.00	0.00		
		21-01355	10/25/21	TRAFFIC TICKET BOOKS	Open	632.00	0.00		
						<u>1,462.00</u>			

Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
00116	VERIZON	21-01522	12/02/21	651-285-414-0001-73 VERIZON	Open	287.43	0.00		
00125	NORTHWEST BERGEN REGIONAL	21-00251	02/11/21	2021 HEALTH SERVICES	Open	5,083.34	0.00		B
00137	PASCACK VALLEY REGIONAL HS DST	21-00038	01/05/21	2021 REGIONAL SCHOOL TAXES	Open	1,260,505.65	0.00		B
00139	SCORDO, FRANCES	21-01541	12/06/21	FINAL PETTY CASH FOR YEAR 2021	Open	269.60	0.00		
00142	PITNEY BOWES, INC.	21-01457	11/16/21	POSTAGE MACHINE SUPPLIES	Open	278.33	0.00		
00146	PSE&G CO.	21-01585	12/13/21	PSE&G - NOVEMBER 2021	Open	1,065.55	0.00		
00152	COHEN, JOYCE	21-01422	11/08/21	JUICE/RESIDENTS @ FLU CLINIC	Open	19.58	0.00		
00159	AMADO, HERMINIO	21-01518	12/01/21	REIMB CLOTHING ALLOWANCE	Open	442.19	0.00		
00215	TOWNSHIP OF RIVER VALE	21-00040	01/05/21	2021 PASCACK VALLEY DPW	Open	152,675.13	0.00		B
00247	MONTVALE FREE PUBLIC LIBRARY	21-01445	11/12/21	LIBRARY REIMBURSEMENT	Open	17,780.10	0.00		
00250	FIRE AND SAFETY SERVICES LTD	21-00805	06/21/21	REPAIR TO M-2 FIRE TRUCK	Open	9,865.00	0.00		
00258	ROCKLAND ELECTRIC COMPANY	21-01568	12/09/21	ROCKLAND ELECTRIC - NOVEMBER	Open	23,418.05	0.00		
		21-01583	12/13/21	ROCKLAND ELECTRIC - AUG.- NOV.	Open	<u>1,727.67</u>	0.00		
						25,145.72			
00293	PAWLYK, DINA	21-01187	09/16/21	POLLINATOR GARDEN/HUFF POND	Open	507.96	0.00		
00320	NEW JERSEY ELEVATOR INSPECTION	21-01389	11/01/21	ELEVATOR INSPECTIONS	Open	12,730.00	0.00		
00329	NJ STATE DEPT. OF HEALTH	21-01533	12/06/21	STATE DOG LICENSE FEE	Open	4.20	0.00		
00375	BOROUGH OF PARK RIDGE	21-01413	11/04/21	TRI-BORO FUEL - SEPTEMBER 2021	Open	4,766.31	0.00		
		21-01452	11/15/21	MAINTENANCE OF FUEL TANKS	Open	987.00	0.00		
		21-01454	11/16/21	TRI-BORO FUEL - OCTOBER 2021	Open	<u>5,114.47</u>	0.00		
						10,867.78			

Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
00479	DRISCOLL'S LOCK & KEY								
		21-01264	10/05/21	MASTER LOCK FOR TENNIS GATES	Open	42.00	0.00		
		21-01351	10/22/21	REKEY TENNIS GATE LOCKS	Open	14.00	0.00		
						<u>56.00</u>			
00635	CDW GOVERNMENT								
		21-01370	10/28/21	APPLE MACBOOK PRO	Open	1,723.45	0.00		
00699	ATLANTIC TOMORROWS OFFICE								
		21-01286	10/12/21	KONICA FAX MACHINE - DRUM	Open	140.18	0.00		
00705	APPROVED SURGICAL SUPPLIES INC								
		21-01432	11/09/21	PD OXYGEN REFILLS	Open	152.00	0.00		
00730	BOGGIA, BOGGIA, BETESH & VOYTUS								
		21-00116	01/13/21	2021 LEGAL FEES	Open	15,912.59	0.00		B
		21-00131	01/14/21	2021 LEGAL RETAINER & SESSIONS	Open	11,250.00	0.00		B
		21-01395	11/02/21	TRUST - RESERVE FOR HOUSING	Open	352.33	0.00		
						<u>27,514.92</u>			
00731	COLLIER'S ENGINEERING & DESIGN								
		20-01073	09/02/20	AFFORDABLE HOUSING 2020 SVCS	Open	1,336.25	0.00		B
		20-01285	10/19/20	TIER A STORMWATER REPORTING	Open	965.75	0.00		B
		20-01640	12/31/20	SYNTHETIC TURF BOCCIE BALL CT.	Open	240.50	0.00		B
		21-00132	01/14/21	2021 ENGINEER RETAINER	Open	450.00	0.00		B
		21-00272	02/17/21	2021 GENERAL ENGINEERING	Open	7,324.75	0.00		B
		21-00830	06/28/21	13 WEST GRAND-ENG/DESIGN PHASE	Open	2,054.25	0.00		B
		21-01296	10/13/21	TRAFFIC ASSESSMENT-ENG. SVCS.	Open	8,865.25	0.00		B
		21-01368	10/28/21	2021 ROAD IMPROVEMENT-DESIGN	Open	13,938.75	0.00		B
		21-01369	10/28/21	2021 ROAD IMPROVE-CONSTRUCTION	Open	1,246.00	0.00		B
		21-01375	10/28/21	MUNICIPAL ENGINEERING REVIEW	Open	2,403.00	0.00		
		21-01392	11/01/21	MUNICIPAL PLANNING REIVEW	Open	4,604.25	0.00		
		21-01458	11/16/21	MUNICIPAL ENGINEERING REVIEW	Open	565.25	0.00		
		21-01472	11/19/21	MUNICIPAL ENGINEERING REVIEW	Open	979.00	0.00		
		21-01473	11/19/21	MUNICIPAL ENGINEERING REVIEW	Open	1,246.00	0.00		
		21-01477	11/19/21	MUNICIPAL ENGINEERING REVIEW	Open	934.50	0.00		
						<u>47,153.50</u>			
00737	NORTHWEST BERGEN CENTRAL								
		21-00126	01/14/21	2021 DISPATCH SERVICES FEE	Open	50,622.60	0.00		B
00762	HARBORTOUCH								
		21-01352	10/25/21	COURT CREDIT CARD PROCESSING	Open	89.84	0.00		
		21-01460	11/17/21	COURT CREDIT CARD PROCESSING	Open	87.48	0.00		
						<u>177.32</u>			
00769	URBAN AUTO SPA								
		21-01443	11/12/21	CAR WASH AND OIL CHANGE SRVC.	Open	39.00	0.00		
00830	LINDA VISTA TOWNHOUSES CONDO.								
		21-01466	11/18/21	HOMEOWNER ASSOC FEE ASSISTANCE	Open	100.00	0.00		

Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
00896	GIAMMARINO, MICHAEL	21-00027	01/04/21	2021 INTERPRETING SERVICES	Open	150.00	0.00		B
00979	SANFILIPPO, JOSEPH	21-01519	12/01/21	REIMB CLOTHING ALLOWANCE	Open	553.20	0.00		
00999	AMAZON.COM SERVICES, INC.	21-01418	11/05/21	FIRE PREVENTION SUPPLIES	Open	355.91	0.00		
01043	GRADE CONSTRUCTION	21-00724	06/02/21	SYNTHETIC TURF BOCCIE BALL CT.	Open	90,579.35	0.00		B
01063	SUMMIT RIDGE CONDOMINIUM	20-01341	10/29/20	HOMEOWNER ASSOC FEE ASSISTANCE	Open	50.00	0.00		
		21-01467	11/18/21	HOMEOWNER ASSOC FEE ASSISTANCE	Open	50.00	0.00		
						100.00			
01132	COOPERATIVE COMMUNICATIONS, INC	21-00175	01/25/21	2021 BORO PHONE 201-391-5700	Open	2,036.34	0.00		B
01134	RESERVE ACCOUNT	21-00127	01/14/21	2021 POSTAGE METER REFILL	Open	800.00	0.00		B
01139	ESI EQUIPMENT, INC.	21-01398	11/02/21	SIDEWINDER AND STEP CHOCK-KIT	Open	2,042.00	0.00		
01144	METICULOUS CLEANING SERVICES	21-01410	11/03/21	DEEP CLEANING - FIRE HOUSE	Open	445.00	0.00		
01147	AUER, AMAKA	21-01456	11/16/21	DIVERSITY COMMITTEE EVENT	Open	209.84	0.00		
01156	DIRECT ENERGY BUSINESS	21-01584	12/13/21	DIRECT ENERGY - NOVEMBER 2021	Open	2,592.54	0.00		
01182	DUNSDON, IAN	21-01560	12/08/21	REFUND TAX OVERPAYMENT	Open	4,791.50	0.00		
01210	GOOSETOWN COMMUNICATIONS	21-01274	10/06/21	HANDHELD RADIO	Open	1,155.18	0.00		
01227	PIAZZA & ASSOCIATES, INC.	21-00120	01/13/21	2021 AFFORDABLE HOUSING SVCS.	Open	623.89	0.00		B
01243	PHOENIX ADVISORS, LLC	21-01543	12/07/21	CONTINUING DISCLOSURE AGENT	Open	1,250.00	0.00		
01278	MCNERNEY & ASSOCIATES, INC	21-01437	11/10/21	PREP AND ATTENDANCE AT CONF.	Open	1,100.00	0.00		
01330	GHASSALI, MICHAEL	21-01506	11/30/21	LEAGUE OF MUNICIPALITIES EXP.	Open	204.45	0.00		
		21-01508	12/01/21	DINNER - PLANNING BOARD	Open	90.17	0.00		

Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
01330	GHASSALI, MICHAEL				Continued				
		21-01569	12/09/21	DINNER MTG. W/ MEDR COMMITTEE	Open	<u>207.16</u>	0.00		
						501.78			
01450	EARTH NETWORKS dba WEATHERBUG								
		21-01343	10/21/21	CONTRACT FOR LIGHTNING WARNING	Open	1,350.00	0.00		
01471	RICCIARDELLA ELECTRIC INC.								
		21-01419	11/08/21	TENNIS COURT ELECTRIC LATCH	Open	175.00	0.00		
01542	WICKERSHEIM & SONS								
		21-01433	11/09/21	LEAKING BATHROOM TOILET	Open	484.46	0.00		
01568	R.L.DEHN & SONS								
		21-01404	11/03/21	LEAKING FIRE SPRINKLER HEAD	Open	680.00	0.00		
01593	AMERICAN LAWN SPRINKLER CO.								
		21-00673	05/20/21	LAWN SPRINKLERS 12 MERCEDES	Open	5,292.50	0.00		
		21-01440	11/10/21	2021 SPRINKLER WINTERIZATION	Open	<u>3,491.75</u>	0.00		
						8,784.25			
01654	P.I.A SECURITY PROGRAMS, INC.								
		21-00118	01/13/21	2021 P.I.A. CONSULTANT BENEFIT	Open	1,375.00	0.00		B
01680	WEGMANS BUSINESS								
		21-01527	12/03/21	TEAM BUILDING EVENT	Open	154.70	0.00		
01702	MEDIA CONSULTANTS LLC								
		21-00553	04/28/21	MONTVALE STUDIO MANAGEMENT	Open	11,582.00	0.00		B
01748	WERBA, JOSEPH								
		21-01515	12/01/21	REIMB CLOTHING ALLOWANCE	Open	94.05	0.00		
01749	BOMAN, ANDREW								
		21-01517	12/01/21	REIMB CLOTHING ALLOWANCE	Open	933.44	0.00		
01750	DUBELBEISS, RYAN								
		21-01516	12/01/21	REIMB CLOTHING ALLOWANCE	Open	110.69	0.00		
01760	UNITED PARCEL SERVICE								
		21-01564	12/08/21	F047X6 UPS - NOVEMBER 2021	Open	33.32	0.00		
01767	VERIZON								
		21-01521	12/02/21	555-569-014-0001-55 VERIZON	Open	170.64	0.00		
01788	TIGHE, RAYMOND								
		21-01505	11/29/21	TAX ASSESSOR EXPENSE REIMB.	Open	704.69	0.00		
01828	CGP&H, LLC								
		21-01055	08/13/21	PROFESSIONAL HOUSING REHAB SVC	Open	855.68	0.00		B
01833	MCGEE, HEATHER (PETTY CASH)								
		21-01587	12/13/21	PETTY CASH REIMB	Open	300.00	0.00		

Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
01849	NEW JERSEY FIRE EQUIPMENT CO.	21-00746	06/07/21	BATTERIES FOR SCBA/FLOW TEST	Open	1,425.60	0.00		
01878	CONNELL CONSULTING LLC	21-01451	11/15/21	OPRA CLASS HAWKEN STRATIS	Open	298.00	0.00		
01895	INSTITUTE FOR PROFESSIONAL DEV	21-01490	11/23/21	WEBINAR - STRATEGIC BUDGETING	Open	50.00	0.00		
01915	TGA OF BERGEN COUNTY	21-01453	11/16/21	2021FALL GOLF/ULTIMATE FRISBEE	Open	3,270.00	0.00		
01919	DESIGN-N-STITCH	21-01489	11/22/21	PROPERTY MAINTENANCE SHIRTS	Open	196.00	0.00		
01924	AIR SYSTEMS MAINTENANCE, INC	21-00852	06/30/21	HVAC PREVENTIVE MAINTENANCE SV	Open	5,902.50	0.00		B
02056	LERCH, VINCI & HIGGINS, LLP	20-01200	10/01/20	ANNUAL AUDIT 2020	Open	494.00	0.00		B
02141	REGAN, ROBERT T., ESQ.	21-00204	02/03/21	2021 RETAINER	Open	3,750.00	0.00		B
		21-01379	10/28/21	ESCROW PAYMENTS	Open	5,302.50	0.00		
						<u>9,052.50</u>			
02408	MCDOWELL, DOUGLAS	21-01514	12/01/21	REIMB LEAGUE TRIP CAR TITLE	Open	119.05	0.00		
02426	VERIZON WIRELESS	21-01581	12/13/21	242317487-00001 VERIZON	Open	813.78	0.00		
02757	TYCO ANIMAL CONTROL SERVICES	21-00119	01/13/21	2021 ANIMAL CONTROL SERVICES	Open	1,235.00	0.00		B
03060	TRI-STATE TECHNICAL SERVICES	21-00117	01/13/21	2021 COMPUTER MAINTENANCE	Open	754.17	0.00		B
		21-00136	01/14/21	2021 MICROSOFT WEB EXCHANGE	Open	420.00	0.00		B
		21-00163	01/21/21	2021 ADOBE SOFTWARE / DROPBOX	Open	36.38	0.00		B
		21-01481	11/22/21	ZOOM MONTHLY COURT CHARGE	Open	17.05	0.00		
						<u>1,227.60</u>			
03084	WESLEY SICOMAC DAIRY	21-00104	01/12/21	2021 MILK DELIVERY	Open	50.68	0.00		B
03220	NJ DIVISION OF ALCOHOLIC	21-01447	11/15/21	2021-2022 LIQUOR LICENSE RENEW	Open	24.00	0.00		
03590	NATIONAL BUSINESS FURNITURE	21-00723	06/02/21	PD SQUAD ROOM FURNITURE	Open	12,332.02	0.00		
03797	HUTTER, LORRAINE	21-01483	11/22/21	LOM EXPENSE REIMBURSEMENT	Open	272.23	0.00		

Vendor #	Name						
PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
03925	KALAFUT, CHRISTINE						
21-01492	11/23/21	Deposit slips -claims	Open	14.39	0.00		

Total Purchase Orders: 126 Total P.O. Line Items: 0 Total List Amount: 3,274,927.97 Total Void Amount: 0.00

Totals by Year-Fund							
Fund Description	Fund	Budget Rcvd	Budget Held	Budget Total	Revenue Total	G/L Total	Total
CURRENT FUND 2020	0-01	20,069.85	0.00	20,069.85	0.00	0.00	20,069.85
CURRENT FUND 2022	1-01	3,152,590.40	0.00	3,152,590.40	0.00	0.00	3,152,590.40
CAPITAL FUND	C-04	29,571.02	0.00	29,571.02	0.00	0.00	29,571.02
BOA ESCROW ACCOUN	E-08	15,469.25	0.00	15,469.25	0.00	0.00	15,469.25
OTHER TRUST ACCOU	T-03	3,933.40	0.00	3,933.40	0.00	0.00	3,933.40
DOG TRUST ACCOUNT	T-12	746.20	0.00	746.20	0.00	0.00	746.20
OPEN SPACE TRUST	T-14	49,277.85	0.00	49,277.85	0.00	0.00	49,277.85
RECREATION TRUST	T-19	3,270.00	0.00	3,270.00	0.00	0.00	3,270.00
Year Total:		57,227.45	0.00	57,227.45	0.00	0.00	57,227.45
Total of All Funds:		3,274,927.97	0.00	3,274,927.97	0.00	0.00	3,274,927.97